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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (M) DEPARTMENT

VMRDA – CHANGE OF LAND USE PROPOSAL FROM INDUSTRIAL USE TO COMMERCIAL USE IN SY.NO.14/P OF SARADHI VILLAGE, RAJAM MANDAL, SRIKAKULAM DISTRICT TO AN EXTENT OF 168.60 SQ. MTS. APPLIED BY SRI JEPARAM CHOWDARY & OTHERS.

[Memo No.MAU01-28021/42/2018-M SEC-MAUD(M1), Municipal Administration & Urban Development (M) Department, 17th December, 2018]

NOTIFICATION

The following Draft variation to the land use envisaged in the Zonal development Plan / Master plan of Rajam which was sanctioned in G.O.Ms.No.147, Municipal Administration & Urban Development Department, Dated:06.03.2000, is proposed in exercise of the powers conferred by Sub-section (1) of Section (15) of Andhra Pradesh Metropolitan Region and Urban Development Authorities Act,2016.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen (15) days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Visakhapatnam Metropolitan Region Development Authority / Municipal Administration and Urban Development Department, Andhra Pradesh Secretariat, Velagapudi, Amaravati.

DRAFT VARIATION

The site falling in Sy.No.14 Part of Saradhi village, Rajam Nagar Panchayat & Mandal, Srikakulam District measuring an area of 168.60 Sq.Mts. The boundaries of which are given in the scheduled below which was earmarked for Industrial use in Master Plan of Rajam sanctioned in G.O.Ms.No.147, Municipal Administration & Urban Development Department, Dated:06.03.2000 is now proposed to be designated as Commercial land use by variation of change of land use, which was shown in Zonal development Plan / Master Plan and which is available in the office of the Visakhapatnam Metropolitan Region Development Authority, Visakhapatnam, subject to the following conditions:-

1. the applicant shall handover the site affected in the road widening to local body at free of cost through registered gift deed.
2. the applicant shall pay the development / conversion charges to the Visakhapatnam Metropolitan Region Development Authority/Rajam Nagar Panchyat as the case may be.
3. the applicant shall obtain approval of building plans for construction of buildings from Visakhapatnam Metropolitan Region Development Authority/Rajam Nagar Panchyat as the case may be, duly paying necessary charges as per rules in force.
4. the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Visakhapatnam Metropolitan Region Development Authority/Rajam Nagar Panchyat before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
5. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling clearances etc.
6. the owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976. The change of land use shall not be used as the proof of any title of the land.
8. the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
9. Any other conditions as may be imposed by Metropolitan Commissioner, VMRDA, Visakhapatnam.

SCHEDULE OF BOUNDARIES

North : Site belongs to T.Uma Maheswara Rao
East : Site belongs to P.T.N.V.R.Sudarshan
South : Site belongs to Kasina Ravi Kumar
West : Existing 80'-0" wide Road

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT